

LVE:jrs  
11/27/89  
l:maryland.ord

CB 107820

ORDINANCE 114995

AN ORDINANCE relating to historic preservation, imposing controls upon the Maryland Apartments, a Landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code; and adding it to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

WHEREAS, the Landmarks Ordinance, Chapter 25.12 of the Seattle Municipal Code (SMC), establishes a procedure for the designation and preservation of structures and areas having historical, cultural, architectural, engineering or geographic importance; and

WHEREAS, The Landmarks Preservation Board after a public hearing on May 17, 1989, voted to approve the nomination of the Maryland Apartments at 626 13th Avenue East in Seattle as a Landmark under SMC Chapter 25.12; and

WHEREAS, after a public hearing on June 21, 1989, the Board voted to approve the designation of the Maryland Apartments as a Landmark under SMC Chapter 25.12; and

WHEREAS, on September 6, 1989, the Board and the owners of the designated property agreed to controls and incentives; and

WHEREAS, the Board recommends to the City Council approval of controls and incentives; Now, Therefore,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. That the designation by the Landmarks Preservation Board of the Maryland Apartments more particularly described as:

Lots 9 and 10, Block 9, of Supplemental Plat of Frank Pontius Addition to the City of Seattle according to plat thereof recorded in Volume 8 of plats, page 40, records of King County, Washington.

as a Landmark based upon satisfaction of the following criterion of SMC Section 25.12.350:

It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction; and

is hereby acknowledged.

1           Section 2. The following controls upon alteration of  
2 the landmark are hereby imposed:

3           A Certificate of Approval must be obtained or the  
4 time for denying a Certificate of Approval must  
5 have expired before the owner may make alterations  
6 to the entire exterior of the building, including  
7 the roof, and the interior entrance lobby and  
8 central stairwell.

9           Any in-kind maintenance and repair of the above  
10 features and characteristics shall be excluded from the  
11 Certificate of Approval requirement.

12           Section 3. The following incentives are hereby noted  
13 as potentially available to the owner although the listing  
14 shall not be construed as inclusive:

15           1) Section 24.74.020, of the Seattle Municipal  
16 Code entitled Special Exceptions; and SMC Sections  
17 23.44.26; or 23.45.124 Administrative Conditional Uses,  
18 authorize, under certain circumstances, uses in a  
19 designated Landmark that are not otherwise permitted in  
20 the zone the Landmark is located.

21           2) Building and Energy Code exceptions on an  
22 application basis.

23           3) Historic Preservation Special Tax Valuation  
24 (Chapter 84.26 RCW) to all Seattle landmarks subject to  
25 controls imposed by a designation ordinance on an  
26 application basis.

27           Section 4. Enforcement of this Ordinance and penalties  
28 for its violation shall be as provided in Section 25.12.910  
of the Seattle Municipal Code.

          Section 5. The Maryland Apartments is hereby added to  
the Table of Historical Landmarks contained in Chapter 25.32  
of the Seattle Municipal Code.

          Section 6. The City Clerk is hereby directed to record  
this ordinance with the King County Director of Records and  
Elections, deliver two copies to the City Historic  
Preservation Officer, Arctic Building, and deliver one copy



1  
2 to the Director of the Department of Construction and Land  
3 Use.

4 Section 7. PASSED by the City Council the 19<sup>th</sup> day of  
5 March, 1990, and signed by me in open session in  
6 authentication of its passage this 19<sup>th</sup> day of March,  
1990.

7  
8 *Alonso Soto*  
Pro Tem President of the City Council

9 Approved by me this 27<sup>th</sup> day of March, 1990.

10 *Norman Price*  
11 Mayor

12 Filed by me this 27<sup>th</sup> day of March, 1990.

13  
14 ATTEST:

*Howard J. Brooks*  
City Comptroller and City  
Clerk *Theresa Dumbauld*

15 (SEAL)

16 Published \_\_\_\_\_  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28